

1 **TAX DEED SUB-COMMITTEE**

2  
3 Courthouse  
4 West Bend, WI

November 16, 2005  
9:08 a.m.

5  
6 Present: Donald H. Roskopf, Peter L. Gonnering, and Joan A. Russell.

7  
8 Also present: Supervisor Thomas S. Smith, County Attorney Kimberly Nass, Finance Director Susan Haag,  
9 Treasurer Janice Gettelman, and County Clerk Brenda Jaszewski.

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11 Chairperson Roskopf called the meeting to order and read the Affidavit of Posting.

12  
13 **MINUTES**

14 Moved by Mr. Gonnering, seconded by Ms. Russell to approve the Tax Deed minutes of October 19, 2005.  
15 Motion carried.

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17 **REVIEW AND RECOMMENDATIONS ON TAX DEED PARCELS**

18 Ms. Nass presented the following tax deed parcels for consideration by the Committee and stated Washington  
19 County took deeds to all six parcels on November 3, 2005:

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21 **T11 0100 039 – Town of Trenton – Former Owner, Lawrence Stockhausen**

22 Ms. Nass stated the County Treasurer sent notices to all owners in the Mapledale North subdivision advising  
23 them of their potential interest in this parcel. The County Attorney’s office has received numerous inquiries  
24 from these homeowners. Due to the subdivision covenant stating this parcel is an outlot of the subdivision and  
25 is to be maintained as a park for the subdivision owners, Ms. Nass stated it would be extremely difficult for  
26 anyone obtaining this parcel through the normal bidding process to ever be able to build upon it. In addition, the  
27 Town of Trenton has informed Ms. Nass that it is currently zoned as a Park and there are no plans to change that  
28 zoning designation. Previously, the Town of Trenton has expressed interest in this parcel and indicated they are  
29 willing to maintain it as a park.

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31 Moved by Mr. Gonnering, seconded by Ms. Russell to authorize the County Attorney to offer parcel T11 0100  
32 039 to the Town of Trenton for an amount equal to all outstanding taxes, interest, penalties, and fees. Motion  
33 carried.

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35 **T3 0665 00A – Town of Erin – Former Owner, Arthur F. Rosenow III**

36 At the request of this Committee, Ms. Nass had a letter served to Mr. Rosenow explaining that his failure to pay  
37 the outstanding property taxes would result in Washington County taking the deed to this property and allowing  
38 him an additional opportunity to contact the County in order to redeem. There was no response from Mr.  
39 Rosenow. Ms. Nass is not opposed to investigate the possibility of obtaining a guardian ad litem for Mr.  
40 Rosenow prior to final disposition of this parcel.

41  
42 County Treasurer Janice Gettelman arrived at 9:20 a.m.

43  
44 Ms. Jaszewski stated she spoke to Planning & Parks Administrator Paul Mueller, who indicated the Planning &  
45 Parks Department remains interested in obtaining this property. The Committee discussed the payment of the  
46 outstanding taxes, interest, penalties, and fees and would require the Planning & Parks department utilize  
47 currently authorized funds for the purchase of this parcel as the Finance Committee will not authorize the use of  
48 the General Fund in order to facilitate the purchase of this property by the Planning & Parks Department.

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50 Moved by Mr. Gonnering, seconded by Ms. Russell to authorize the County Attorney investigate the possibility  
51 of obtaining a guardian ad litem for Mr. Rosenow. If obtaining a guardian ad litem is not a statutory option, the  
52 County Attorney is authorized to offer the parcel to the Planning & Parks Department for the full amount due  
53 Washington County, with no transfer from the General Fund. Motion carried.  
54

**291 1119 122 0004 – City of West Bend – Former Owner, Wheel & Tire Shop Inc., c/o Ervin Waala III**

The City of West Bend is interested in obtaining this parcel in order to add it to the LacLawrann Conservancy.

Moved by Ms. Russell, seconded by Mr. Gonnering to authorize the County Attorney offer parcel 291 1119 122 0004 to the City of West Bend for the full amount due Washington County. Motion carried.

**291 1119 013 0155 – City of West Bend – Former Owner, A. Friedman & E. Mesheski, D/B/A FM Investments**

Ms. Nass stated the former owner has paid all outstanding taxes, interest, penalties, and fees, and the property will be deeded back to the former owner.

**T1 0166 00A – Town of Addison – Former Owner, Unknown**

Ms. Nass sent a letter to adjacent property owners informing them that Washington County took deed to this parcel. Adjacent property owner Harold Mueller has been working this parcel and believes it is a part of his land.

Moved by Mr. Gonnering, seconded by Ms. Russell to allow Mr. Mueller demonstrate he is the owner of this parcel. If Mr. Mueller can substantiate the claim that he is the owner and pays an amount equal to all outstanding taxes, interest, penalties, and fees, the property will be deeded to Mr. Mueller. Should Mr. Mueller fail to prove ownership and subsequent payment of outstanding amounts, the County Clerk will let for bid, parcel T1 0166 00A , with a minimum bid amount of \$100. Motion carried.

**T1 0604 00A – Town of Addison – Former Owner, Unknown**

Ms. Nass sent a letter to adjacent property owners informing them that Washington County took deed to this parcel. Ms. Nass received a phone call from Rosie Ritger, stating she uses this strip of land to access a parcel she owns. Ms. Nass recommends further investigation into this parcel and notification in writing to Ms. Ritger that Washington County has taken the deed. Once this is completed, it is recommended this parcel be let for bid.

Moved by Mr. Gonnering, seconded by Ms. Russell to authorize the County Attorney notify Ms. Ritger in writing that Washington County has taken the deed to parcel T1 0604 00A. After authorization from the County Attorney, the County Clerk will let for bid, parcel T1 0604 00A, with a minimum bid amount of \$100. Motion carried.

**ADJOURNMENT**

Moved by Mr. Gonnering, seconded by Ms. Russell to adjourn at 9:50 a.m. Motion carried.

Brenda J. Jaszewski, County Clerk